LOTS 1 & 2 BLOCK C COLLEGE MANOR
356-826, 893-2381, 2383, 2385, D

ESEMCLB LLC
517 HANDWOOD CIR
ORLANDO, FL 32828

2026

36-3S-17-07437-000

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

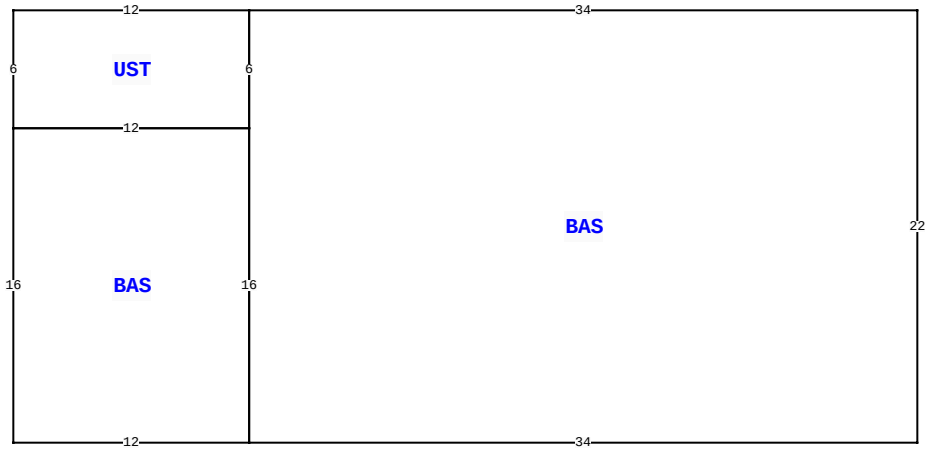
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Air Condition	03	CENTRAL 100
Heating Type	03	FORCED AIR 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	36317.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	192	100		192	17,445
BAS	748	100		748	67,961
UST	72	45		32	2,907
TOTALS	1,012			972	88,313

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	972	124.8000	139.78	135,866	1963	1963	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 2024 Heated Area: 940 HX Base Yr



260 NE BARTS TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	88,313
TOTAL MARKET OB/XF VALUE	1,540
TOTAL LAND VALUE - MARKET	11,000
TOTAL MARKET VALUE	100,853
SOH/AGL Deduction	0
ASSESSED VALUE	100,853
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	100,853
TOTAL JUST VALUE	100,853
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	100,853

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1503/2041	12/01/2023	WD	Q	I	01	110,000
GRANTOR: CURLIN JARED						
GRANTEE: ESEMCLB LLC						
1483/658	1/11/2023	CT	U	I	18	42,000
GRANTOR: CLERK OF COURT						
GRANTEE: CURLIN JARED						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[ORIG=0,0] W34 S6 S16 E34 N22 $
BAS=[ORIG=-34,6] W12 S16 E12 N16 $
UST=[ORIG=-34,0] W12 S6 E12 N6 $
.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0296	SHED METAL	0	0	8	8	64.00	UT	7.00	7.00	100	2005	2005	3	100	448	
2	0252	LEAN-TO W/	0	0	8	8	64.00	UT	3.00	3.00	100	2005	2005	3	100	192	
3	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	200	
4	0296	SHED METAL	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	600	
5	0252	LEAN-TO W/	0	0	0	0	1.00	UT	0.00	0.00	100	2012	2012	3	100	100	

LAND DESCRIPTION

TOTAL OB/XF 1,540

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0			0.00	0.00	2.00	LT		1.00	1.00	1.00	5,500.00	5,500.00	11,000							

REVIEW DATE 12/08/2023 BY TP Total Acres: 0.35 Total Land Value: 11,000 Market: 0 Agricultural: 0 Common: 11,000 PRINTED 11/07/2025 BY SYS